

RESOLUTION OF BOSTON REDEVELOPMENT AUTHORITY AMENDING THE SOUTH COVE URBAN RENEWAL PLAN TO INCLUDE ADDITIONAL ACQUISITION OF PROPERTY AND READJUSTMENT OF BOUNDARY LINES OF DISPOSITION PARCELS P-14 AND P-15 AS WELL AS WIDENING OF SHAWMUT AVENUE.

WHEREAS as part of the South Cove Urban Renewal Project it is desirable to acquire from the Massachusetts Bay Transportation Authority additional land shown on the amended Property Map dated January 5, 1968, and identified as Parcel "A" in order that Parcels P-14 and P-15 as shown on the Disposition Plan may be enlarged in accordance with the amended Disposition Plan dated January 5, 1968, and in order that Shawmut Avenue may be widened;

WHEREAS the proposed amendment to the Urban Renewal Plan is a minor change to the Urban Renewal Plan and may be adopted within the discretion of the Authority pursuant to Section 1201 of said Plan;

NOW, THEREFORE, it is hereby resolved that:

1. Pursuant to Section 1201 thereof, the South Cove Urban Renewal Plan is hereby amended by having the Property Map changed to show the additional acquisition of land from the Massachusetts Bay Transportation Authority and by having the Disposition Plan changed to show the enlargements of Parcels P-14 and P-15 and the widening of Shawmut Avenue, as shown on the Property Map and Disposition Plan dated January 5, 1968, respectively.

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2. All land use and building requirements found in Chapter VI of the Urban Renewal Plan applicable to Parcels P-14 and P-15 as they existed before this amendment are applicable to said parcels as affected by this amendment.



MASSACHUSETTS
BAY
TRANSPORTATION
AUTHORITY

150 Causeway Street, Boston, Mass. 02114

December 22, 1967

RECEIVED
SOUTH COVE PROJECT
BOSTON REDEVELOPMENT AUTHORITY

DEC 27 1967

*Received
Dec-27
TPD*

Mr. William R. McGrath, P.E.
Transportation-Engineering Coordinator
Boston Redevelopment Authority
1108 City Hall Annex
Boston, Massachusetts

Dear Mr. McGrath:

This refers to your letter to General Lincoln of June 26, 1967, in which you indicated the Boston Redevelopment Authority's desire to acquire the property at the mouth of our abandoned Tremont Street tunnel, bounded by Shawmut Avenue, Broadway, and Tremont Street, in connection with your South Cove Urban Renewal Project.

Following our meeting with you on December 4, 1967, we have determined that we have no immediate plans for the use of this property, and would be willing to negotiate with the Boston Redevelopment Authority for its sale, so long as such sale provides for suitable easements permitting us to extend the present tunnel under this property. As you are aware, we are studying the possibility of extending the tunnel to a connection with the New York Central right-of-way. This is a distinct possibility for the future and we would need full legal protection to permit such construction.

Your plans for the area should provide for emergency access to the abandoned tunnel by maintenance crews. Another matter to be resolved concerns the Civil Defense material which is now stored in the tunnel. Arrangements must be made for suitable access to this material, or for storing it elsewhere.

When Tremont Street is relocated as shown in your plans, some provision must of course be made for adequate bus stops to replace the present bus loading area on Tremont Street.

Mr. William R. McGrath, P.E. - 2 -

December 22, 1967

Subject to the above considerations, you may commence negotiations with our Treasurer's office for the acquisition of this piece of property.

Sincerely,

Leo J. Cusick
Leo J. Cusick
General Manager

Dear Mr. McGrath:

This refers to the letter to General Manager of
dated 12/14/67, in which you indicated the Boston Redevelopment
Authority's interest in the property, at the north end of
the site, bounded by Shawmut Avenue,
in connection with your search
for a site for a new office building.

Following our meeting with you on December 4, 1967, we
have been very busy in our efforts to obtain the
information necessary to enable us to negotiate with the
Authority for the sale of the property. As you are aware, we
are currently in the process of negotiating with the
Authority for the sale of the property. This is a
complex situation with the New York Central right-of-way, and it
has been difficult for the future and we would need full
information to make a decision.

Your plan for the area would provide for emergency
access to the area and would be a very important
factor in the decision. The plan would provide for
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information to make a decision.

1-248731

M E M O R A N D U M

TO: Boston Redevelopment Authority

FROM: Francis X. Cuddy, Development Administrator

DATE: January 5, 1968

SUBJECT: SOUTH COVE URBAN RENEWAL PROJECT - MASS. R-92
ACQUISITION
Summary: Amendment to South Cove Urban Renewal
Plan to Provide for the Acquisition of
Certain MBTA-owned Land and the Addition of
Such Land to Parcels P-14 and P-15

The South Cove Illustrative Site Plan shows redevelopment of land owned by the MBTA at the intersection of Tremont Street and Shawmut Avenue. Because at the time of preparation of the Urban Renewal Plan, it was not certain whether this development would have to take place in air rights over the property rather than through purchase and redevelopment of the property itself, and because of the uncertainty of the right of eminent domain of the Redevelopment Authority over MBTA property, this parcel was not shown to be acquired.

It has recently been determined by the MBTA that they have no probable future need for this parcel that would require more than an underground easement for possible future extension of the Tremont Street tunnel which now terminates at this parcel. The MBTA has therefore written the attached letter making this property available for sale to the Authority.

In order to proceed with preparations for redevelopment of this MBTA property, which involves street widening and the addition to two disposition parcels, Parcels P-14 and P-15, it will be necessary to amend the South Cove Urban Renewal Plan by changing the Property and Disposition Maps to reflect the above. I recommend that such an amendment be made.

Attached is the appropriate resolution.

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